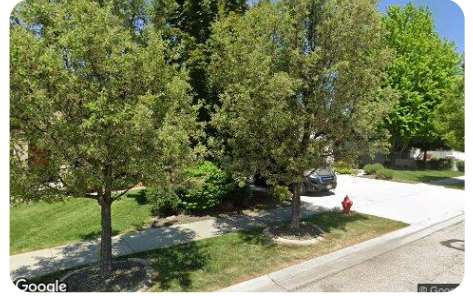


Single Family Residence **RESIDENTIAL**

4137 N ROGUE RIVER WAY

MERIDIAN, ID 83646

\$741,652 TopHap Estimate · \$311 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,382 ft²

LIVING AREA

0.29 ac

LOT SIZE

2012

YEAR BUILT

1

STORIES

4

PARKING

VALUATION

\$742K

\$707K low

\$777K high

Last Sale

\$740,600 · Apr 10, 2017

Est. Owner Equity

\$149,152

Loan-to-Value

82%

TAX & ASSESSMENT

Property Tax	\$2,684 (2025)
Assessed Value	\$709,700
Previous Assessed	\$720,500
Assessor Market Value	\$709,700

PROPERTY FACTS

Property Type	Single Family Residence
County	ADA
Lot (acres)	0.29
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 360 ft²

Porch · 108 ft²

CLIMATE RISK

1

FLOOD

75

WILDFIRE

60

HEAT

15

STORM

65

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 29, 2024	Financing	Intrafamily Transfer			
Feb 2, 2017	Financing	Intrafamily Transfer			\$593K
Oct 17, 2012	Quitclaim	Quit Claim Transfer			
Apr 17, 2012	Financing	Warranty Deed			\$100K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Discovery Elementary School	Elementary	PK–5	0.3 mi
Heritage Middle School	Middle	6–8	1.5 mi
Rocky Mountain High School	High	9–12	2.6 mi

District: Meridian Joint School District 2

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 83646

40 CRIME INDEX	116 AIR POLLUTION	78,537 POPULATION	\$103K MEDIAN IN-COME	51°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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